

**JERSEY CITY PLANNING BOARD  
PUBLIC NOTICE  
REGULAR MEETING**

Please be advised the following items will be heard at a Regular Meeting of the Jersey City Planning Board, scheduled for **Tuesday, August 4, 2015 at 5:30 p.m.** in the Council Chambers in City Hall at 280 Grove St., 2<sup>nd</sup> floor, Jersey City, New Jersey.

1. Call to Order
2. Sunshine Announcement
3. Roll Call
4. Swear in Staff
5. Correspondence:
6. Old Business:
7. New Business: **THE ORDER OF ITEMS ON THE AGENDA IS SUBJECT TO CHANGE**
8. Review and discussion of proposed amendment to Land Development Ordinance Definitions for the addition of Cafes. Formal action may be taken. **Carried from July 21, 2015 regular meeting**
8. Case: P15-056 Minor Subdivision  
Applicant: Newport Associates Development Company  
Attorney: James McCann, Esq.  
Review Planner: Maryann Bucci-Carter, PP, AICP  
Address: Block: 20 Lots: 3.18 and part of 3.16 & 3.19 (fka 3.06 & 3.07)  
Zone: Newport Redevelopment Area  
Description: Minor subdivision to separate the buildable area from the waterfront walkway conservation easement lot and the access driveway.
8. Case: P07-017.1 Preliminary Major Site Plan Amendment & Major Final Site Plan  
Applicant: Newport Associates Development Company  
Attorney: James McCann, Esq.  
Review Planner: Maryann Bucci-Carter, PP, AICP  
Address: Block: 20 Lots: 3.18 and part of 3.16 & 3.19 (fka 3.06 & 3.07)  
Zone: Newport Redevelopment Area  
Description: 376 Dwelling Unit mixed Use Building to contain an accessory parking garage and Pool Club/Spa
9. Case: P15-045 Preliminary & Final Major Site Plan  
Applicant: 1 Edward Hart Rd., LLC  
Attorney: Charles Harrington, Esq.  
Review Planner: Maryann Bucci-Carter, PP, AICP  
Address: Block: 24304 Lot: 6  
Zone: Liberty Harbor Redevelopment Area  
Description: Rehabilitation of an existing light industrial building for a restaurant/bar with bowling alley and micro-brewery.
10. Case: P14-012.1 Site Plan Amendment  
Applicant: Community Asset Preservation Corporation  
Attorney: Nicholas J. Cherami, Esq.  
Review Planner: Matt Ward, AICP  
Address: 326 Pacific Avenue  
Block: 20005 Lot: 25 & 4  
Zone: Morris Canal Redevelopment Plan - MU-A and Adaptive Overlay E  
Description: Adaptive reuse of church structure into residential apartments. This amendment proposes changes to the rear entrance, bike parking location, floor plans, side windows, parking area, and ADA features.
11. Case: P15-043 Minor Site Plan - Interim Use  
Applicant: Brian Minus  
Attorney: Pro Se  
Review Planner: Matt Ward, AICP  
Address: 520 Ocean Avenue  
Block: 24101 Lot: 77  
Zone: Ocean / Bayview RDP  
Description: Banner proposed for neighboring small business as an interim use for one year.
12. Memorialization of Resolutions
13. Executive Session, as needed, to discuss litigation, personnel or other matters
14. Adjournment

CHRISTOPHER LANGSTON, CHAIRMAN, PLANNING BOARD